

NETHERLAND TYLER E & CRYSTAL
75333 CHARMER ALLEY
YULEE, FL 32097

10-2N-26-2010-0490-0000

NASSAU COUNTY PROPERTY						PAGE 1 of 1		4	
VALUATION SUMMARY									
VALUATION BY								STANDARD	
Tax Group: 4				Tax Dist:					
BUILDING MARKET VALUE								260,335	
TOTAL MARKET OB/XF VALUE								0	
TOTAL LAND VALUE - MARKET								67,000	
TOTAL MARKET VALUE								327,335	
SOH/AGL Deduction								0	
ASSESSED VALUE								327,335	
TOTAL EXEMPTION VALUE								0	
BASE TAXABLE VALUE								327,335	
TOTAL JUST VALUE								327,335	
NCON VALUE								0	
INCOME VALUE									
PREVIOUS YEAR MKT VALUE								331,555	
PERMIT NUM				DESCRIPTION		AMT		ISSUED	
C2209079				CO ISSUED		0		01/25/2023	
B2209079				NEW CONSTR		310,633		06/14/2022	
SALES DATA									
OFF RECORD Number		DATE		TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2617/1004		1/31/2023		WD	Q	I	01	309,000	
GRANTOR: DREAM FINDERS HOMES L									
GRANTEE: NETHERLAND TYLER EL									
2567/0957		5/25/2022		SW	Q	V	05	344,900	
GRANTOR: DFC REVOLVER II LLC									
GRANTEE: DREAM FINDERS HOMES									
BUILDING NOTES									
BUILDING DIMENSIONS									
FUS=[YR=2024;ORIG=0,0] E30 S40 W16 S1 W14 N16 E14 N4 W14 N21 \$									
BAS=[YR=2024;ORIG=60,0] E8 E2 S40 W9 W9 W12 N19 E19 N17 E1 N4 \$									
FGR=[YR=2024;ORIG=40,0] E20 S4 W1 S17 W19 N21 \$									
FOP=[YR=2024;ORIG=68,0] W8 N6 E8 S6 \$									
FOP=[YR=2024;ORIG=52,40] E9 S6 W9 N6 \$									
STR=[YR=2024;ORIG=0,21] E14 S4 W14 N4 \$									
.									
AND ALUE OTHER ADJUSTMENTS AND NOTES YEAR DENSITY DECL FRZ YR CONSRV									
67,000									
Common: 67,000 PRINTED 07/09/2026 BY SYS									